

Col O'Neill

May 5, 1964

TO : Mr. J. J. Manning, Executive Official
FROM : Mr. W. J. Hyland, Director of Safety
SUBJECT: Better Living Pavilion

It has been brought to our attention that the above pavilion is completely opened to the public and is functioning without a Certificate of Occupancy or an Operations Permit. We have visited these premises twice within the last two days to warn them about the complete intermingling of members of the public and construction workers throughout the premises.

Due to the fact that no cooperation was in evidence we discussed this matter with Mr. Witt and Mr. Bond on Monday morning May 4th.

Mr. Witt immediately advised Mr. Martin Stone, Director of Industrial Exhibits for the Fair Corporation, of this situation, and Mr. Stone arranged at once for a meeting with Mr. Edward H. Burge, President of the Company, who owns the Better Living Pavilion. This meeting was held at 4 P.M. Monday afternoon and was attended by Mr. Stone, Mr. Burge, Mr. Bond, Fair Corporation Safety Engineer, and the writer.

Previous to this meeting the writer made a joint survey of the pavilion with Mr. Bond and Mr. Burns, a representative of the Insurance Carrier, in order that a complete report could be given to Mr. Burge at the meeting.

We explained it to Mr. Burge that it was the writer's opinion that the entire building should be closed down until all construction work was completed. Mr. Burge however agreed to get busy immediately and take all the necessary steps to completely barricade the public from all work areas. This was also agreed to by Mr. Stone.

Mr. Bond was to investigate the situation with regards to Certificate of Occupancy and Operations Permit.

In addition to notifying Mr. Burge about barricading the work areas to keep members of the public out the following items were called to his attention with the request that they be taken care of at once.

1. It is noted that the elevators were being operated by employees of the Allied Maintenance Company.

2. Welding operations were being conducted on the roof with ~~un~~sufficient protection to the members of the public.

3. There were no lights on the stairs leading to the roof level from the floor below nor was there any prevention made to same.

4. There were no barricades across the opening of the stairway leading from the roof to the lower floors to prevent members of the public from falling into these stair openings.

5. The restaurant entrance on the roof are by means of sliding door panels. There is no break in the continuity of the glass panels of these doors.

6. The procedure for handling soild dishes and garbage now being done by restaurant employees on the open roof is decidely unsanitary. This has been referred to Col. Gale of Health and Sanitation who advised he was aware of this situation and was taking the necessary corrective meaures. We also advised Col. Gale of unsanitary food handling situations by concessionaires and Col. Gale has agreed to investigate. At present beach umbrellas now on the open roof, when opened, could easily be lifted over the guardrail and dropped to the roadway or sidewalk in a heavy wind storm.

7. The projecting pipe in the cement floor near the dumb waiter on the open roof provides a survere hazard and should be removed.

8. All loose canvas, lumber and other construction material now on the open roof should be removed or securely lashed down. The missing cover on the live panel boxes on the roof should be replaced and securely fastened.

9. At present handrails and guardrails throughout the entire building appear to be below the minimum of 36 inches measured vertically from the floor. This holds true on ramps and around mezzanine floors throughout the premises. They should be lifted to a height of no less than 36 inches from the floor.

10. The temporary wiring and lights in the public washrooms on the roof and the floor below should be removed and permanent installation made.

11. The temporary direction signs apparently erected by the exhibitors directing the public into construction areas should be removed and these areas barricaded as requested above.

12. Suitable barricading should be erected around the refuse at the rear entrance to the building from the roadway. The entrance doors to the building at this location should be kept closed and locked at all times when not in use by construction workers to prohibit the public from entering the premises through these doors at the first floor.

13. The broken glass panel in one of the main entrance doors should be repaired. **NOTE:** We were advised by the Pinkerton men stationed at these entrance doors that this glass panel was broken the night before, but at the time of the inspection no attempt has been made to remove the jagged broken glass and install a new glass panel. It was also noted that two large pieces of broken glass from this door had been placed against the wall where the public could come in contact with it. Temporary blocking was done by putting potted plants in front of the broken door to keep the public away.

14. The hexagonal shaped tile flooring in the lobby and from the curb to the building line should be securely fastened in place by proper grouting. At present these tiles are loose and keep projecting out forming a tripping hazard.

15. Approved lighting should be installed over ramps leading from floor to floor inside the building.


16. All construction material at present being stored in the public areas outside of the construction work areas should be removed and stored in a suitable location.

A list of the above items were given to Mr. Burge together with the following list submitted by Mr. Bond as the result of a previous survey made by him.

1. The machine room for the exterior elevators reached by means of a spiral stairway from the roof is accessible to the public.
2. All propane and other bottled gas tanks located throughout the building should be removed.
3. A supply of gasoline in an unapproved container was observed on the floor near the Van Display on the 4th floor.
4. The penthouse terrace, rear section, was found loaded with debris (garbage).
5. Temporary wiring was found in use in several locations.
6. Holes and decided tripping hazards were observed at the floor of the entrance, passage elevator entry.
7. A number of junction boxes, outlets and other electrical gear were observed, exposed and protruding from floors and walls in the public areas.

From the above it can be seen that considerable work has to be done before this building can be made safe for public use.

We have just received a phone call this morning Tuesday May 5th from Mr. Russ Mathews, in charge of building, who has advised the writer that he has kept a crew on all night complying with our recommendations and is keeping a day crew on today doing the same thing and has requested we visit with him before noon to check the progress made. This we have agreed to do.


W. J. HYLAND
Director of Safety

WJH:bd

cc: Col. T. J. O'Neill
Mr. Bond, Safety Engineer, World's Fair Corp.
Mr. Stone, Director of Industrial Exhibits